

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM
GROUP 4

Property ID: R37766

Property Information

property address: 815 S TEXAS AVE
legal description: PHILLIPS, BLOCK 27, LOT 13
owner name/address: TEZO, JUAN & ROSA CHOJOLAN
PO BOX 957
COLLEGE STATION, TX 77842-9057
full business name: ACCENT MOTORS /
land use category: Rt. Comm / SFR type of business: VACANT CAR LOT / HOME
current zoning: C3 occupancy status: VACANT / OCCUPIED
lot area (square feet): 12196 frontage along Texas Avenue (feet): 95
lot depth (feet): 129 sq. footage of building: 864
property conforms to: ☐ min. lot area standards ☐ min. lot depth standards ☐ min. lot width standards

Improvements

of buildings: 1 building height (feet): 22 # of stories: 2
type of buildings (specify): WOOD FRAME (SINGLES)
building/site condition: 4
buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify) _____
approximate construction date: 70 accessible to the public: ☐ yes ☒ no
possible historic resource: ☐ yes ☒ no sidewalks along Texas Avenue: ☒ yes ☐ no
other improvements: ☐ yes ☒ no (specify) _____
(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☒ yes ☐ no ☒ dilapidated ☒ abandoned ☐ in-use
of signs: 2 type/material of sign: FREESTANDING / ELECTRIC
overall condition (specify): _____
removal of any dilapidated signs suggested? ☒ yes ☐ no (specify) _____

Off-street Parking

improved: ☒ yes ☐ no parking spaces striped: ☐ yes ☒ no # of available off-street spaces: 3
lot type: ☐ asphalt ☒ concrete ☐ other _____
space sizes: N/A sufficient off-street parking for existing land use: ☐ yes ☐ no
overall condition: _____
end islands or bay dividers: ☐ yes ☒ no landscaped islands: ☐ yes ☒ no

